

Contact: Denis Browne
15 The Butts, Brentford, TW8 8BJ

Ref: Q21. dmb 19 June 2009

Peter Hughes,
President, Brentford Chamber of Commerce

Dear Peter,

**Planning Application: Former Scottish Widows Site,
Kew Bridge Road.**

At your meeting on June 15th you invited your audience to advise you of their response to the current application for the Kew Bridge Site. The wording of this letter has been considered by the meeting of the BCC Planning Consultative Committee held on June 18 2009. It represents the views adopted by the BCC, which we hope you will take account of when you write to Hounslow.

The BCC paper attached (Q20) was adopted after consideration of a presentation by St George West London, an inspection of the 2009 revised drawings and a review of the brief included in the Brentford Area Action Plan adopted by the Council in January 2009.

We, and the amenity societies for Strand on the Green, the West London River Group and the Kew Society have asked the Council to refuse this application because it fails to provide a design suited to its site and to the Kew Bridge Conservation Area, which it should "enhance"

Page 2 of this letter summarises the reasons set out in our earlier letter to Hounslow (ref Q20, attached) for refusal. None of them have been answered by the paper produced by St George for members of the Hounslow committee. As you are circulating that paper on your web site we would ask you to also put this letter and Q 20 on your web site so that you receive informed responses.

We do not consider that the delay in development you referred to can be laid at the door of the Council or of local residents, but that it results from the over-ambitious plans proposed by St George West London, who wished to repeat on this site the series of over-dense developments with which they have lined the river.

Yours sincerely

Denis Browne
Chairman, Planning Consultative Committee
Brentford Community Council

The Brentford Community Council supports the development of this site in accordance with the policies of the Brentford Area Action Plan, but requests that this application be refused :

Reasons given in Q20, attached, are summarised with paragraph references:

- Para 2.4. "We welcome the amendments which have been made to the scheme, but consider that they do not meet the objections raised by the inspector to the scheme submitted to the public inquiry nor the objections raised by the BCC in 2008.
- Para 3.5 The whole building should be reduced by one floor and divided so that It does not present a cliff separating Kew Bridge Road from the river
- Para 4.3 There is inadequate family housing and no affordable housing..."A scheme with inadequate family accommodation and no affordable housing should be refused."
- Para 5.1/7 The scheme fails to improve the dangerous Kew Bridge junction and relies on the slip road for service access. There is insufficient parking, prejudicing existing residents and businesses, cycle parking is below standard, pedestrian routes across the site are omitted, servicing compromises the safety and enjoyment of amenity spaces, right turns exiting on to Kew Bridge Road is partly maintained which is likely to cause accidents and congestion at the intersection.
- Para 5.8. The BAAP endorses the proposed Lionel Road Stadium currently expected to require 1200 flats for sale (none affordable) to generate cross funding. If the stadium proceeds the conjunction of that scheme and this application could exacerbate congestion around Kew Bridge.
- Para 6.1. The on site rowing club requested in the BAAP brief has been omitted. We ask that the public house building should be re-designed to incorporate a rowing club.

